

APPENDIX 2HSA

HOUSING FOR THE HOMELESS DEMONSTRATION SET-ASIDE SUPPLEMENTAL SCORING

As a threshold requirement upon submission, the Project shall obtain a score of at least 30 points under the criteria set forth in Scoring sections 1 through 7:

Scoring 1. Qualified Service Provider Supportive Housing Experience (13 points)

Describe the qualified service provider's previous experience in an affordable housing project. (3 points)

Describe experience providing case management to households experiencing homelessness. (2 points)

Describe experience providing assistance to homeless households to increase mainstream benefits for which they are eligible. (2 points)

Describe experience providing employment assistance and training to homeless households. (2 points)

Describe experience providing household financial management/budgeting services. (2 points)

Describe experience providing other types of supportive services to homeless households. (2 points)

Scoring 2. Tenant Characteristics and Selection Process (10 points)

Describe the target population (families with children or adults) for the Homeless Set-Aside units in the proposed project. (2 points for families with children)

Describe the tenant eligibility screening criteria, including any disqualifiers, or prioritization criteria. (2 points)

Describe the outreach plan to bring potential tenants into the project. If participating in a community's Coordinated Entry system, as defined by HUD, describe this. (A HUD Coordinated Entry Policy Brief is available here: <https://www.hudexchange.info/resource/4427/coordinated-entry-policy-brief/>). (2 points)

Describe proposed eviction mitigation practices for the supportive housing tenants. (2 points)

Describe the proposed plan to ensure effective communication among the developer, property manager, service provider, and all tenants. (2 points)

Scoring 3. Supportive Housing Services Plan (9 points)

Describe how the qualified service provider will actively work to engage residents in supportive services to remain in permanent housing. (2 points)

Describe how and where services will be provided to participants by completing Table A. (2 points for accessibility/availability of services; 1 point per additional service up to 5 points):

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Table A:

Services	Service Provider	Location of Service	Service Availability (days/hours/appointment)
Required			
Case Management			
Assistance in obtaining: a) mainstream benefits; b) increased income; and/or c) employment assistance and training.			
Financial Management/Budgeting			
Additional/Optional			
SOAR Services			
Life Skills			
Community Involvement/Social Support/Recreation			
Primary Health Services			
Education			
Chemical Dependency Services			
Mental Health Services			
Co-occurring Disorder Services			
Traumatic Brain Injury Services			
Physical Disability Services			
Child care and other child services			
Legal Services			
Transportation other than Public Transportation			
Other:			

Scoring 4. Partnerships (4 points)

Describe the collaboration and partnerships proposed to address the needs of the population served. (2 points)

Describe how the qualified service provider will coordinate referrals to services provided by other entities in the community or on-site. (2 points)

Scoring 5. Participant Outcomes (8 points)

Describe the qualified service provider's plan to graduate tenants to non-set-aside units. (4 points)

Describe planned participant outcomes and how they will be measured. (2 points Housing Stability Outcome Goals; 2 points Other Outcome Goals)

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Housing Goals	Stability Outcome	Indicators/Measures	Data sources and measurement tools
<i>Example: Long term homeless households will maintain stable housing.</i>		<i>80% of homeless households will maintain housing for six months or more.</i>	<i>HMIS length of stay data.</i>
<i>Example: Exits to permanent housing.</i>		<i>80% of homeless households who exit, exit to permanent housing</i>	<i>HMIS exit data.</i>

Other Outcome Goals	Indicators/Measures	Data sources and measurement tools
<i>Example: Maximize income and benefits for all households.</i>	<i>90% of households will apply for all benefits for which they are eligible within six months of program entry.</i>	<i>Case records, HMIS income data.</i>
<i>Example: Maximize income from employment for all households.</i>	<i>30% of households have increased income from employment within six months of program entry.</i>	<i>HMIS employment income data.</i>

Scoring 6. Staffing (4 points)

Describe the qualifications of the service provider's key personnel related to the proposed project. (2 points)

Describe the qualifications of the staff that will be responsible for Homeless Management Information System (HMIS) data collection, data entry, and reporting. (2 points)

Scoring 7. Other Scoring (40 points)

The Developer has completed a LIHTC project serving the homeless, in such role, since July 1, 2009: 1-2 projects (5 points), 3 or more projects (10 points)

The Developer, managing member and General Partner do not have an Identity of Interest with the qualified service provider. (10 points)

Describe the Developer's experience working with service providers. Include a list of specific developments with supportive housing Units and name the specific service providers involved. (2 points)

Describe the qualifications of the property management staffing positions and their responsibilities directly related to the proposed Project. (2 points)

Describe the partnership between the Developer, property management company and qualified service provider, and any previous experience these entities have working together. (2 points)

Location Near Services – Public Transportation (shall indicate bus stop location) – the Project must be located within one tenth (1/10) of one mile
(4 points)

Project-based rental assistance from a source other than the Owner, Developer, property manager, qualified service provider or affiliated entities. The project-based rental assistance contract must be in place for a minimum of 5 years.

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- 25% of the Homeless Units are covered by a project-based rental assistance contract (5 points)
- 50% of the Homeless Units are covered by a project-based rental assistance contract (10 points)
- 75% of the Homeless Units are covered by a project-based rental assistance contract (15 points)
- 100% of the Homeless Units are covered by a project-based rental assistance contract (20 points).

Scoring 8. 2016 QAP Section 6 - Scoring NOT Available in the Housing for the Homeless Set-Aside **(All other 2016 QAP threshold and scoring items apply)**

6.1.1 Resident Profile - Projects that provide Units that are set-aside and occupied by tenants with incomes at thirty percent (30%) AMI or less and are rent restricted.

6.1.3 Serves Tenant Population of Individuals with Children - At least ten percent (10%) of the Units shall be four or more bedroom LIHTC Units

6.1.4 Provides an Opportunity for Homeownership

6.2.1 Location Near Services – Senior Center (Older Persons Project only)

6.2.4 Underserved City

6.3.3 Projects that have Federal Project-Based Rental Assistance, HUD-VASH Voucher Assistance or Local Project-Based PHA (Public Housing Authority) Voucher Assistance.

6.3.4 Construction/Unit Characteristics - Vertical grab bars in the bathtub/shower and lever door hardware throughout the Units.

6.3.7 Energy Efficiency - Existing Structures - 2012 International Energy Conservation Code (IECC) exceeded by eight percent (8%) or more.